

MINOR SUBDIVISION SURVEY FOR
BRAD TAYLOR
SW¼ SECTION 12, TOWNSHIP 3 SOUTH, RANGE 5 WEST
UINTAH SPECIAL BASE AND MERIDIAN

DESCRIPTION OF PARCEL A

Beginning at the Southwest Corner of Section 12, Township 3 South, Range 5 West of the Uintah Special Base and Meridian;
Thence North 00°05'02" East 244.72 feet along the West line of the SW¼ of said Section to the Southwest corner of that parcel described on page 356, Book A634 of Deeds on file in the Duchesne County Recorder's office;
Thence North 87°37'02" East 208.91 feet to the Southeast Corner of said parcel;
Thence North 00°05'02" East 204.22 feet to the Northeast Corner of said parcel;
Thence North 89°54'58" West 208.72 feet to the Northwest Corner of said parcel and said West line;
Thence North 00°05'02" East 552.59 feet along said West line to the centerline of Sand Wash;
Thence Southeasterly 2116.89 feet along said centerline to the South line of said SW¼;
Thence South 89°44'35" West 1735.56 feet along said South line to the Point of Beginning, containing 16.77 acres. Said parcel being subject to that portion being used as County road right-of-way.

DESCRIPTION OF PARCEL B

Commencing at the Southwest Corner of Section 12, Township 3 South, Range 5 West of the Uintah Special Base and Meridian;
Thence North 00°05'02" East 1325.15 feet to the Northwest Corner of the S½ of the SW¼ of said Section;
Thence North 89°49'18" East 282.96 feet along the North line of said S½ to an existing fence and the TRUE POINT OF BEGINNING;
Thence North 89°49'18" East 2369.33 feet along said North line to the Northeast Corner of said S½;
Thence South 00°12'11" West 1321.54 feet to the South Quarter Corner of said Section;
Thence South 89°44'35" West 914.01 feet along said South line to the centerline of Sand Wash at a point which is North 89°44'35" East 1735.56 feet from the Southwest Corner of said Section;
Thence Northwesterly 1835.89 feet along said centerline to the extension of an existing fence;
Thence North 03°11'22" East 411.04 feet along said fence and extension thereof to the TRUE POINT OF BEGINNING, containing 60.56 acres. TOGETHER WITH A 20 feet wide road right-of-way, the North line of which is described as beginning at said Northwest Corner of said S½; Thence North 89°49'18" East 282.96 feet along said North line to the Northwest Corner of the above described parcel.

DESCRIPTION OF PARCEL C

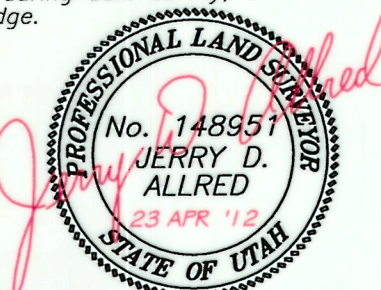
Commencing at the Southwest Corner of Section 12, Township 3 South, Range 5 West of the Uintah Special Base and Meridian;
Thence North 00°05'02" East 1325.15 feet to the Northwest Corner of the S½ of the SW¼ of said Section and the TRUE POINT OF BEGINNING;
Thence North 89°49'18" East 282.96 feet along the North line of said S½ to an existing fence;
Thence South 03°11'22" West 411.04 feet along said fence and extension thereof to the centerline of Sand Wash;
Thence Northwesterly 281.00 feet along said centerline to the West line of said S½;
Thence North 00°05'02" East 314.63 feet along said West line to the TRUE POINT OF BEGINNING, containing 2.20 acres. Said parcel being subject to that portion being used as County Road right-of-way. SUBJECT TO a 20 feet wide road right-of-way along the North 20 feet of said described parcel.

NARRATIVE

This survey was performed at the request of Brad Taylor for the purpose of dividing the S½ of the SW¼ of Section 12 as shown on this plat. The monuments marking the Public Land Survey System corners were found as indicated and used to control the survey.

SURVEYOR'S CERTIFICATE

This is to certify that this plat was prepared from the field notes and electronic data collector files of an actual survey made by me, or under my personal supervision, of the parcels of land shown hereon, and that the monuments indicated were found or set during said survey, and that this plat accurately represents said survey to the best of my knowledge.



Jerry D. Allred, Professional Land Surveyor
Utah Certificate Number 148951

OWNER'S CERTIFICATE

We, the undersigned, owners of the parcels shown hereon, having caused the same to be subdivided into the parcels shown, do hereby set apart the same as a minor subdivision, and place the boundary lines of the parcels as shown and described on this plat.

Landowner's Signatures	Print Name	Date Acknowledged	Notary's Initials

ACKNOWLEDGMENT

State of Utah }
County of Duchesne } SS
On the dates shown by each signature, personally appeared before me the signers of the above certificate who duly acknowledged to me that they did execute same.
My commission expires _____ Notary Public

COUNTY RECORDER'S CERTIFICATE

STATE OF UTAH }
COUNTY OF DUCHESNE } SS
THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN THE COUNTY RECORDER'S OFFICE ON THE _____ DAY OF _____, 20____, AT _____ O'CLOCK _____M, AND IS DULY RECORDED.
FILING NO. _____ COUNTY RECORDER

County Surveyor's File # 2574
JERRY D. ALLRED & ASSOCIATES
SURVEYING CONSULTANTS
1235 NORTH 700 EAST--P.O. BOX 975
DUCHESE, UTAH 84021
(435) 738-5352

23 APR 2012 12-100-014

